

PROPERTY LOCATION

No	Alt No	Direction/Street/City
12		WYMAN ST, ARLINGTON

OWNERSHIP

OWNERSHIP		Unit #:	
Owner 1:	HOLDEN EDWARD P III		
Owner 2:	HOLDEN ORVIS ANDREA		
Owner 3:			
Street 1:	12 WYMAN STREET		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	MC NAMARA FRANCIS M & ELLYN -		
Owner 2:	-		
Street 1:	12 WYMAN STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .078 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1927, having primarily Wood Shingle Exterior and 2382 Square Feet, with 1 Unit, 1 Bath, 2 3/4 Baths, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.07764	Total SF/SM:	3382	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	417,168	SpL Credit	Total:	417,200
--------------	---------	--------------	------	-------------	-----	------------	---------------	-----------	--------	---------	------------	--------	---------

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	3382.000	540,000	500	417,200	957,700
Total Card	0.078	540,000	500	417,200	957,700
Total Parcel	0.078	540,000	500	417,200	957,700
Source: Market Adj Cost	Total Value per SQ unit /Card:			402.12	/Parcel: 402.1

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	540,000	500	3,382.	417,200	957,700		Year end	12/23/2021
2021	101	FV	524,900	500	3,382.	417,200	942,600		Year End Roll	12/10/2020
2020	101	FV	467,300	500	3,382.	417,200	885,000	885,000	Year End Roll	12/18/2019
2019	101	FV	360,300	500	3,382.	443,200	804,000	804,000	Year End Roll	1/3/2019
2018	101	FV	360,200	600	3,382.	323,300	684,100	684,100	Year End Roll	12/20/2017
2017	101	FV	360,200	600	3,382.	281,600	642,400	642,400	Year End Roll	1/3/2017
2016	101	FV	360,200	600	3,382.	239,900	600,700	600,700	Year End	1/4/2016
2015	101	FV	335,600	600	3,382.	234,700	570,900	570,900	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

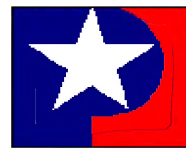
ACTIVITY INFORMATION

Date	Result	By	Name
5/22/2020	Mailer Sent	DGM	D Mann
5/22/2020	Measured	DGM	D Mann
10/7/2017	MEAS&NOTICE	HS	Hanne S
5/16/2011	Info Fm Prmt	BR	B Rossignol
5/14/2009	Meas/Inspect	189	PATRIOT
2/25/2000	Measured	264	PATRIOT
8/12/1993		MF	

Sign: _____

VERIFICATION OF VISIT NOT DATA

___/___/___



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	21372
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

